



**New Road, Bovington Wareham BH20 6JZ**





**welcome to**

## **New Road, Bovington Wareham**

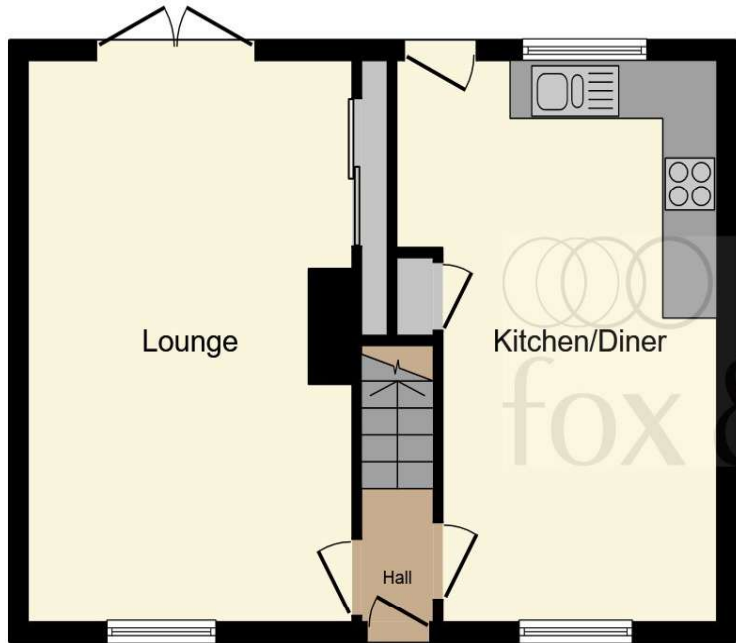
Upon entrance, to the left there is a beautiful dual aspect living room with patio doors leading out into the well kept rear gardens, as well as further boasting a central wood burner making a fantastic feature to this room. Leading into the right hand side of the entrance, there is a good sized kitchen diner, with the kitchen being fitted with an integrated dishwasher, space for freestanding appliances, and a nice range of wall and base units. There is further access to the rear with additional door from the kitchen, and also understairs storage provided.

On the first floor, you will find 3 bedrooms and a shower room. Bedroom 1 is a front facing double room with built in cupboard space, similar to bedroom 2, which is another large double room with built in wardrobe space overlooking the front of the property. The third bedroom faces the rear, and is a single room with additional built in wardrobes. The shower room is fitted with a shower cubicle, W/C, and basin.

Externally, you will find that the front of the property has a dropped kerb for off road parking, whilst further benefiting from allocated parking within a communal car park for 2 further vehicles. The rear of the property features a beautiful garden, predominantly laid to lawn, with a shed, patio area and a pond.

This property is situated within the location of Bovington, closeby to the Jurassic Coast and with access to neighbouring locations such as Wareham and Wool.





**Ground Floor**



**First Floor**

**Living Room**

18' 11" x 11' 5" max ( 5.77m x 3.48m max )

**Kitchen / Diner**

18' 7" x 8' 10" ( 5.66m x 2.69m )

**Bedroom 1**

10' 4" max x 11' 6" max ( 3.15m max x 3.51m max )

**Bedroom 2**

12' 4" x 8' 11" ( 3.76m x 2.72m )

**Bedroom 3**

8' 2" x 8' 1" ( 2.49m x 2.46m )

**Shower Room**

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

welcome to

## New Road, Bovington Wareham

- 3 Bedroom Terraced House
- Driveway to the Front of the Property
- Dual Aspect Living Room
- Spacious Kitchen Diner
- Generous Enclosed Rear Garden

Tenure: Freehold EPC Rating: C  
Council Tax Band: C

**£280,000**



Please note the marker reflects the  
postcode not the actual property

**view this property online** [fox-and-sons.co.uk/Property/DRR105344](https://fox-and-sons.co.uk/Property/DRR105344)



Property Ref:  
DRR105344 - 0012

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Fox & Sons is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

fox & sons



**01305 265111**



[Dorchester@fox-and-sons.co.uk](mailto:Dorchester@fox-and-sons.co.uk)



62 High West Street, DORCHESTER, Dorset,  
DT1 1UY



[fox-and-sons.co.uk](https://fox-and-sons.co.uk)